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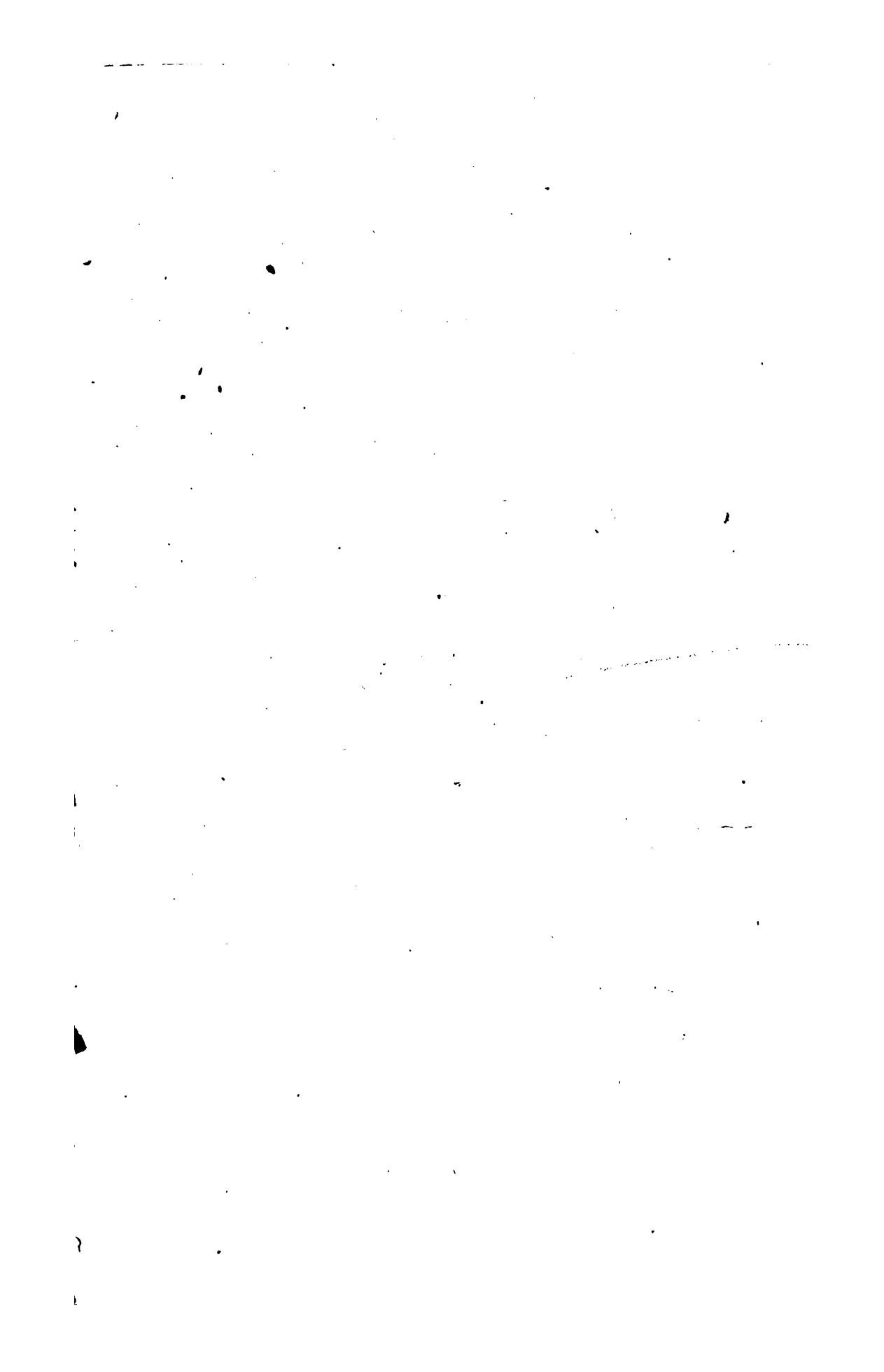
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FROM

Valentine Mott Porter
St Louis



D. Holbrook

Milton

MR. QUINCY'S ADDRESS

ON TAKING FINAL LEAVE

OF THE

OFFICE OF MAYOR,

JAN. 3, 1829.

Amos Holbrook M.D.

with respect

ADDRESS

TO

Josiah Quincy

THE BOARD OF ALDERMEN,

OF THE

CITY OF BOSTON, JAN. 3, 1829.

BY

JOSIAH QUINCY,

ON TAKING FINAL LEAVE

OF THE

OFFICE OF MAYOR.

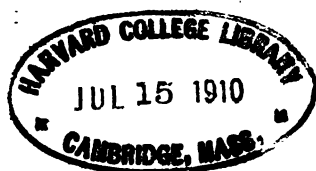
BOSTON:

PRINTED BY CROCKER & BREWSTER,

No. 47, Washington Street.

1829.

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Valentine Mott Porter,
St. Louis

ADDRESS.

GENTLEMEN OF THE BOARD OF ALDERMEN:

HAVING been called, nearly six years since, by my fellow citizens, to the office of their chief magistrate, and having, during that period, been six times honoured by their suffrages for that station, I have endeavoured, uniformly, to perform its duties, to the best of my ability ;—with unremitting zeal and fidelity. At the late election, it was twice indicated, by a majority of those, who thought the subject important enough to attend the polls, that they were willing to dispense with my services. According to the sound principles of a Republican constitution, by which the will of a majority, distinctly expressed, concerning the continuance in office of public servants is, to them, the rule of duty, I withdrew from being any longer a cause of division to my fellow citizens ; declaring that “no consideration would induce me, again to accept that office.” These were not words of passion, or of wounded pride, or temporary disgust ; but of deep conviction, concerning future duty,

in attaining which, my obligations to my fellow citizens, were weighed as carefully as those, which I owe to my own happiness and self respect.

I stand, then, to this office, in a relation,—final and forever closed. There are rights and duties, which result from this condition. It is an occasion, on which acknowledgments ought to be made ; feelings to be expressed ; justice to be done ; obligations to be performed. To fulfil these duties, I have thought proper to seek, and avail myself of, this opportunity.

And first, Gentlemen, permit me to express to you that deep and lasting sense of gratitude, which is felt, for all the kindness, support and encouragement, with which you have lightened and strengthened official labors. In bearing testimony to the intelligence, activity, and fidelity, with which you have fulfilled the duties of your station, I but join the common voice of your fellow citizens. With me, your intercourse has been uniformly characterised by a willing and affectionate zeal ; leaving, in this respect, nothing to be desired ; and resulting, on my part, in an esteem, which will make the recollection of our association in these duties, among the most grateful of my life. Accept my thanks for the interest and assiduity, with which you have aided and sustained endeavours to advance the prosperity of this city.

I owe also to the Gentlemen of the Common Council a public expression of my obligations, for the candor and urbanity, with which they have received and canvassed all my communications. It is a happy omen for our city, that for so many successive years, the intercourse between the branches and members of

its government has been distinguished for gentlemanly character, not less than for official respect. The collisions, which are naturally to be expected, in a community, where rival interests and passions exist, have never disturbed the harmony of either council. When diversity of opinion has arisen, a spirit of mutual concession has presided over the controversy. Happy! if in this respect, past years shall be prototypes of those, which are to come.

To my fellow-citizens, who for so many years have supported, or endured an administration, conducted on none of the principles, by which popularity is, ordinarily, sought and acquired, I have no language to express my respect, or my gratitude. I know well that recent events have given rise, in some minds, to reflections on the fickleness of the popular will; and on the ingratitude of republics. As if the right to change was not as inherent as the right to continue; for the just exercise of this right, the people being responsible;—and to bear the consequences. As if permission to serve a people at all, and the opportunity, thus afforded, to be useful to the community, to which we belong and owe so many obligations, were not ample recompense for any labours, or any sacrifices, made, or endured, in its behalf. Is it wonderful, or a subject of reproach, that in a populous city, where infinitely varying passions, and prejudices, and interests, and motives must necessarily exist, an individual, who had enjoyed the favour of its citizens for six years, should be deprived of it, on the seventh. Is it not more a matter of surprise that it has been enjoyed so long, than that it is lost, at last?

At no one moment, have I concealed from myself, or my fellow-citizens, that the experiment carrying on, was one, very dubious in its effects on continuance in office. Who that knows the nature of man, and the combinations, which, for particular ends, at times, take place, in society, could hesitate to believe that, an administration, which should neither court the few, nor stand in awe of the many, which should identify itself exclusively with the rights of the City, maintaining them, not merely with the zeal of official station, but with the pertinacious spirit of private interest ;—which, in executing the laws, should hunt vice in its recesses ;—turn light upon the darkness of its haunts ;—and wrest the poisonous cup from the hand of the unlicensed pander ;—which should dare to resist private interest, seeking to corrupt ;—personal influence, striving to sway ;—party rancour, slandering to intimidate ;—would, in time, become obnoxious to all, whom it prosecuted, or punished ; all, whose passions it thwarted ; whose projects it detected ; whose interests it crossed ? Who could doubt that, from these causes, there would in time, come an accumulation of discontent ; that, sooner or later, the ground-swell would rise above the landmarks, with a tide, which would sweep it from its foundations ?

In the first address, which, nearly six years ago, I had the honour to make to the City Council, the operation of these causes was distinctly stated ; almost in the terms just used ; and the event, which has now occurred, was anticipated. Nothing was then promised except “a laborious fulfilment of every known

duty ;—a prudent exercise of every invested power ; a disposition shrinking from no official responsibility ; and an absolute self-devotion to the interest of the City.”

I stand, this day, in the midst of the multitude of my brethren, and ask,—without pride, yet without fear—Have I failed in fulfilling this promise ?—Let your hearts answer.

Other obligations remain. A connexion, which has subsisted long and happily, is about to be dissolved ;—and forever. To look back on the past, and consider the present, is natural and proper, on the occasion. I stand indebted to my fellow-citizens, for a length and uniformity of support, seldom exemplified, in cities, where the Executive office depends upon popular election. They have stood by me, nobly, and with effect ; in six trials. In the seventh, though unsuccessful, I was not forsaken.

To such men, I owe more than silent gratitude. Their friendship, their favour, the honours they have so liberally bestowed, demand return ;—not in words, but in acts. I owe it to such goodness to show, that their confidence has not been misplaced ;—their favour, not been abused ;—and that their friendship and support, so often given in advance, have been justified, by the event.

What then has the departing City administration done ? What good has it effected ? What evil averted ? What monuments exist of its faithfulness and efficiency ?

If, in the recapitulation, I am about to make, I shall speak, in general terms, and sometimes, in language, of apparent personal reference, let it be understood,

once for all, that this will be owing to the particular relation, in which I stand, at this moment, to the subject and to my fellow citizens ; and, by no means, to any disposition to claim more than a common share of whatever credit belongs to that administration. This, I delight to acknowledge, is chiefly due to those excellent and faithful men, who, during successive years, have, in both branches of the City Council, been the light and support of the government ; by whose intelligence and practical skill, I have conducted its affairs, full as often, as by my own. The obligations I owe to these men, I mean neither to deny, nor to conceal. Speedily, and as soon as other duties permit, it is my purpose, in another way and in a more permanent form, to do justice to their gratuitous labours and unobtrusive fidelity.

Touching the measures and results of the administration, which will soon be past, I necessarily confine myself to a few particular topics ; and those, either the most vital to our safety and prosperity, or, in my apprehension, the most necessary to be understood. Time will not permit, nor, on this occasion, would it be proper, to speak of all the various objects of a prudential, economical, restrictive, or ornamental character, which, in adapting a new organization of government to the actual state of things, have been attempted, or executed.

I shall chiefly refer to what has been done, by way of protection against the elements ;—in favour of the general health ;—in support of public education ;—and in advancement of public morals.

The element, which chiefly endangers cities is that of—*Fire*. It cannot, at this day, be forgotten, by my

fellow citizens, with what labour and hazard of popularity, the old department was abolished ; and the new established. From the visible and active energy, which members of a Fire department take in the protection of the city against that element, they always have been, and always must be, objects of general regard. Great as is the just popularity, at present, enjoyed by that Department, the same public favour was largely enjoyed by their predecessors. Those, who, at that time, composed it, were a hardy, industrious, effective body of men, who had been long inured to the service, and who, having the merit of veterans, naturally, imbibed the errors, into which old soldiers, in a regular service, are accustomed to fall. They were prejudiced, in favour of old modes and old weapons. They had little, or no, confidence in a hose system ; and, above all, they were beset with the opinion that the continuance of their corps was essential to the safety of the city. More than once, it was said, distinctly, to the Executive of the city, that "if they threw down the engines, none else could be found, capable of taking them up." Under the influence of such opinions, they demanded of the city a specified annual sum for each company. It was refused. And, in one day, all the engines, in the city, were surrendered, by their respective companies. And on the same day, every engine was supplied, with a new company, by the voluntary association of public spirited individuals.

From that time, a regular, systematic organization of the fire department was begun, and gradually effected. The best models of Engines were sought. The best experience consulted, which our own, or other

cities, possessed. New Engines were obtained. Old ones repaired. Proper sites for Engine houses sought ; —when suitable locations were found, purchased ; and those built ; when such were not found, they were hired. No requisite preparation for efficiency was omitted ; and every reasonable inducement to enter and remain in the service, extended.

The efficient force, and state of preparation of this department, now consists of 1,200 men and officers; 20 Engines ; 1 Hook and Ladder Company ; 800 buckets ; 7,000 feet of hose ; 25 hose carriages ; and every species of apparatus necessary for strength of the department, or for the accommodation of its members.

In this estimate, also, ought to be included fifteen reservoirs, containing three hundred and fifty thousand gallons of water, located in different parts of the city ; besides those sunk in the Mill Creek ; and the command of water obtained by those, connected with the pipes, belonging to the aqueduct.

Of all the expenditures of the city government, none perhaps have been so often denominated extravagant, as those connected with this department. But when the voluntary nature of the service, its importance, and the security and confidence actually attained, are considered, it is believed, they can be justified.

In four years, all the objects enumerated, including the reservoirs, have cost a sum not exceeding \$60,000 which is about \$48,000 more than the old department, in a like series of years, was accustomed to cost. The value of the fixed and permanent property now existing, in Engine houses, and their sites, Engines, and apparatus, and Reservoirs,

cannot be estimated at less than \$20,000. So that the actual expenditure of the new department, beyond the old, for these four years, cannot be stated at more than five thousand dollars a year, or \$20,000. Now it will be found, that, in consequence, solely of the efficiency of this department, there has been, a reduction of *twenty per cent* on the rate of Insurance, within the period above specified. By this reduction of premiums alone, there is an annual gain to the City, on its insurable real estate of \$10,000; the whole cost, remunerated, in two years. In this connexion, let it be remembered, how great is the security, in this respect, now enjoyed, by the City; and that, previously to its establishment, two fires, that in Central, Kilby, and Broad streets; and that in Beacon street, occasioned a loss to it, at the least estimate, of *eight hundred thousand dollars!*

Unquestionably, greater economy may be introduced, hereafter, into this department, in modes, which were impracticable, at its commencement; and in its earlier progress. Measures, having that tendency, have been suggested. These, doubtless, future City Councils will adopt, or substitute, in their stead, such as are wiser and better.

All the chief great expences, necessary to perfect efficiency, have been incurred. And little more remains to be done than to maintain the present state of completeness in its appointments.

Under this head of protection against the elements, may be justly included the preservation of our harbour from the effects of waves and tempests. By the vigilance and successive application of the City

government, the protection of the two great islands, on which depend the safety of our internal and external roadsteads, has been undertaken, by the general government ; and works are finished, or in progress, of a magnitude and strength, exceeding all antecedent hope, or expectation.

In relation to what has been done, in favour of general health,—when this administration, came into power, of the two great branches, on which depend the health of a City, the removal of street dirt, and of that, which accumulates in and about the houses of private families, the former was almost entirely neglected, and the latter was conducted in a manner, exceedingly offensive to the citizens. So great was the clamour and urgency of the citizens, and so imperious was deemed the duty, that the records of the Mayor and Aldermen will show that the present executive, on the first day, of his office, indeed before he had been inducted into it an hour, made a recommendation to the City Council, on the subject. From that time to the present, the arrangement of those subjects has been an object of incessant attention and labour : It was until early, in the present year, a subject of perpetual struggle and controversy, —first, with the old Board of Health, who claimed the jurisdiction of it,—then with contractors, whose interests the new arrangements thwarted ;—then with the citizens, with whose habits, or prejudices, or interest they sometimes interfered. The inhabitants of the country were indignant that they could not enjoy their ancient privilege of carrying away the street dirt, when they pleased ; and the offal of families as they pleased. The inhabitants of the City, forgetting the

nature of the material, and the necessity of its being subjected to general regulations, were also indignant, because they "could not, as they did formerly, do what they would with their own." For three years, the right of the City to controul this subject was contested in courts of law ; and it was not until last April, that the City authority overcame all opposition, and acquired by a judicial decision, complete jurisdiction, in the case.

Since that time, the satisfaction of the citizens, with the conduct of this troublesome concern, indicated not only by direct acknowledgment, but also by evidence, still more unequivocal, has equalled every reasonable wish, and exceeded all previous anticipation. I state, as a fact, that, in a City, containing probably, sixty-five thousand inhabitants, and under an administration inviting and soliciting complaints against its agents,—during seven months, from May to November, both inclusive,—amidst a hot season, in which a local alarm of infectious fever, naturally excited great anxiety, concerning the causes, tending to produce it,—the whole number of complaints from citizens, whose families were neglected by the agents of the City, made, or known to the Mayor, or to any officers of the City, amounted only to the number of *eight in a month, or two in a week*, for the whole City ! and four-fifths of these it is asserted by the intelligent and faithful Superintendent of the streets, were owing to the faults of domestics, rather than to his agents. A degree of efficient action on a most difficult subject, which it is the interest of the citizens, never to forget ; as it shows what may be done ; and therefore what they have a right to require.

I refer to this topic with the more distinctness, because it is one of vital interest, not only to this, but to all populous cities. I know not that the practicability, of establishing an efficient system, for the removal from populous cities, of these common and unavoidable nuisances, has any where been more satisfactorily put to the test. Nor has the evidence of the direct effects of such efficiency, upon the general health of the population, been any where more distinctly exhibited by facts. I speak before citizens who have enjoyed the benefits of these arrangements, who now enjoy them ; who see what can be effected ; and what it is reasonable, therefore, for them in this respect to claim, at the hands of their public agents.

I cannot close this head without referring to the tables connected with, and the facts stated in, the address, I had the honour to make to the City Council, at the commencement of the present year.

It is there stated that the City authorities commenced a systematic cleansing of the City, and removal of noxious animal and vegetable substances, with reference to the improvement of the general health and comfort, in the year 1823.

“That the bills of mortality of this City, and calculations, made on them, for the eleven years, from 1813 to 1823, inclusive, show that the annual average proportion of deaths to the population, was about *one in forty-two*.”

“Similar estimates on the bills of mortality of this City, since 1823, show, that this annual average proportion was for the four years, from 1824 to 1827, inclusive, less than *one in fifty*, for the two years

from 1826 to 1827, inclusive,—less than *one* in *fifty-five*.”

It now appears, that, on the principles stated in these tables, for the *three* years, just terminated, 1826—1827—1828, the annual average proportion of deaths to population, was less than *one* in *fifty-seven*.

Upon the usual estimates of this nature, a city of equal population, in which this annual average should not exceed *one* in *forty-seven*, would be considered as enjoying an extraordinary degree of health.

From the facts thus stated, it is maintained that this City does enjoy an uncommon and gradually increasing state of general health; and that for the four last years, it has been unexampled. And although the whole of this important improvement, in the general health of the City, is not attributed to the measures of the police, yet since, in the year 1823, a system was adopted, expressly for the purpose of preventing disease, by an efficient and timely removal of nuisances, it is just and reasonable to claim for that system, a portion of the credit for that freedom from disease, which, subsequently to their adoption, has resulted, in a degree, so extraordinary.

The residue of what was then said upon this topic, I repeat, as being important enough to be reiterated.

“I am thus distinct in alluding to this subject, because the removal of the nuisances of a city is a laborious, difficult, and repulsive service, requiring much previous arrangement and constant vigilance, and is attended with frequent disappointment of endeavours, whence it happens there is a perpetual natural tendency, in those, intrusted with municipal affairs, to throw the trouble and responsibility of it upon subor-

dinate agents and contractors ; and very plausible arguments of economy may be adduced in favour of such a system. But if experience and reflection have given certainty to my mind upon any subject, it is upon this, that upon the right conduct of this branch of the police, the executive powers of a City should be made directly responsible, more than for any other ; and that it can never, for any great length of time, be executed well, except by agents under its immediate controul ; and whose labours it may command, at all times, in any way, which the necessities, continually varying, and often impossible to be anticipated, of a City, in this respect, require."

"In the whole sphere of municipal duties, there are none more important than those, which relate to the removal of those substances, whose exhalations injuriously affect the air. A pure atmosphere is to a city, what a good conscience is to an individual ;—a perpetual source of comfort, tranquillity and self-respect."

In relation to what has been done for the support of public education,—considering the multiplied and pressing objects of attention, necessarily occurring, in the first years of a new organization of government, I know not that a greater degree of support of this branch of public service could have been justly given, or reasonably expected, than has occurred. Under our ancient institutions, the scale of appropriations, for this object, was, of all others, the most liberal and complete. It was found, in 1823, with an annual expenditure of \$44,500. It is left, at this day, with one of \$56,000. In the interval, two school houses have been built, and sites purchased, at an additional direct expenditure of upwards

of \$55,000. In addition to which, the House of Reformation of Juvenile offenders, which is, in fact, a school of most important character, has been established and supported at an expense, already incurred, of upwards of \$16,000.

But the High School for girls has been suspended. As, on this topic, I have reason to think very gross misrepresentations and falsehoods have been circulated, in every form of the tongue and the press, I shall speak plainly. It being, in fact, a subject, on which my opinion has, at no time, been concealed.

This school was adopted, declaredly as "an experiment." It was placed under the immediate care of its known authors. It may be truly said that its impracticability was proved, before it went into operation. The pressure for admission at the first examination of candidates, the discontent of the parents of those rejected, the certainty of far greater pressure and discontent, which must occur in future years, satisfied every reflecting mind, that, however desirable, the scheme of giving a high classical education, equal about to a college education, to all the girls of a city, whose parents would wish them to be thus educated, at the expense of the city, was just as impracticable, as to give such an one to all the boys of it, at the city's expense. Indeed more so, because girls, not being drawn away from the college, by preparation for a profession, or trade, would have nothing, except their marriage, to prevent their parents from availing of it. No funds of any city could endure the expense.

The next project was so to model the school, as that although professedly established for the benefit of *all*,

it might be kept and maintained, at the expense of the city, for the benefit of the *few*. The School Committee were divided equally, on the resulting questions. The subject was finally postponed by the casting vote of the chairman. As all agreed, that if the school was to be maintained, according to its original conception, new and great appropriations were necessary, the Chairman was directed to make a report, on the whole subject, to the City Council. The report indicated, that, in such case, appropriations were indispensably necessary, but did not recommend them, because a majority of the Committee were not favorable to the project. That report was printed and circulated throughout the city. A year has elapsed, and not an individual, in either branch of the City Council, has brought forward the question of its revival, by moving the necessary appropriations.

No shield has ever before been protruded, by the individual, principally assailed, as a defence against the calumnies, which have been circulated, on this subject. It has now been alluded to, more for the sake of other honourable men, who have, for a like cause, been assailed by evil tongues and evil pens, than for his own.

In all this, there is nothing uncommon, or unprecedented. The public officer, who, from a sense of public duty, dares to cross strong interests, in their way to gratification, at the public expense, always has had, and ever will have, meted to him the same measure. The beaten course is first, to slander, in order to intimidate; and if that fail, then to slander, in order to sacrifice. He, who loves his office, better than his duty, will yield, and be flattered,—as long as he is a

tool. He who loves his duty better than his office, will stand erect,—and take his fate.

All schools, requiring high qualifications as the condition of admission, are essentially schools for the benefit, comparatively, of a very few. The higher the qualification, the greater the exclusion. Those, whose fortunes permit them to avail themselves of private instruction, for their children, during their early years,—men highly educated themselves, who have leisure and ability to attend to the education of their own children, and thus raise them, at the prescribed age to the required qualification,—will chiefly enjoy the privilege. To the rest of the community, consisting of parents not possessing these advantages, admission to them is a lottery, in which there is a hundred blanks to a prize. The scheme to reduce the school to an attendance of one year, seems to be a needless multiplication of schools and of expense ; as it is plainly far better that a year should be added to the continuance in the Common Schools, and their course of instruction proportionably elevated.

The great interest of society is identified with her Common Schools. These belong to the mass of the people. Let the people take care lest the funds, which ought to be devoted exclusively to the improvement and elevation, of these Common Schools, thus essentially theirs, be diverted to schools of high qualification. Under whatever pretence established, their necessary tendency is to draw away, not only funds, but also interest, and attention, from the Common Schools. *The sound principle upon this subject seems to be, that the standard of public education should be raised to the greatest desirable and practicable height ;*

but that it should be effected by raising the standard of the Common Schools.

In respect of what has been done, in support of public morals;—when this administration first came into power, the police had no comparative effect. The city possessed no House of Correction, and the natural inmates of that establishment were in our streets,—on our “hills,”—or on our commons,—disgusting the delicate, offending the good, and intimidating the fearful. There were parts of the city, over which no honest man dared to pass, in the night time. So proud there, and uncontrolled, was the dominion of crime. The executive of the city was seriously advised not to meddle with those haunts, their reformation being a task altogether impracticable.

It was attempted. The success is known. Who, at this day, sees begging in our streets? I speak generally,—a transient case may occur. But there is none systematic. At this day, I speak it confidently, there is no part of the city, through which the most timid may not walk, by day, or by night, without cause of fear of personal violence. What streets present more stillness, in the night time? Where, in a city of equal population, are there fewer instances of those crimes, to which all populous places are subject?

Doubtless much of this condition of things is owing to the orderly habits of our citizens, but much, also, is attributable to the vigilance, which has made vice tremble in its haunts, and fly to cities where the air is more congenial to it; which, by pursuing the lawless vender of spirituous liquor,—denying licences to the worst of that class,—or revoking them as soon as found

in improper hands,—has checked crime, in its first stages, and introduced, into these establishments, a salutary fear. By the effect of this system, notwithstanding, in these six years, the population of the city has been increased at least *fifteen thousand*; the number of licensed houses has been diminished from 679 to 554.

Let it be remembered, that this state of things has been effected, without the addition of one man to the ancient arm of the police. The name of police officer has, indeed, been changed to City Marshal. The venerable old Charter number of *twenty four* constables still continue, the entire array of City police. And *eighty* watchmen, of whom never more than *eighteen* are out at a time, constitute the whole nocturnal host of police militant, to maintain the peace and vindicate the wrongs of upwards of *sixty thousand citizens*.

If it be asked, why more have not been provided,—I answer,—it has frequently been under consideration. But, on a view of all circumstances, and experience having hitherto proved the present number enough, there seemed no occasion to increase it, from any general theory of its want of proportion to the population;—seeing that practically there seemed to be as many as were necessary.

The good, which has been attained, and no man can deny it is great, has been effected by directing, unremittingly the force of the Executive power to the haunts of vice, in its first stages, and to the favourite resorts of crime, in its last.

To diminish the number of licensed dram shops and tippling houses ;—to keep a vigilant eye over those, which are licensed,—to revoke without fear, or favour, the licenses of those, who were found violating the

law ;—to break up public dances in the brothels ;—to keep the light and terrors of the law directed upon the resorts of the lawless, thereby preventing any place becoming dangerous by their congregation ; or they and their associates, becoming insolent, through sense of strength and numbers ;—these have been the means. And these means, faithfully applied, are better than armies of constables and watchmen. They have been applied, with as much fearlessness, as though the executive office was not elective ; without regarding the fact, that the numerous class, thus offended, their landlords, dependants and coadjutors, had votes and voices in City Elections. So far as these classes had any influence, on a recent event, and it must have been small, the cause is not a matter of regret, but of pride.

Without pressing these topics further into detail, and without stating how the condition of things was found, at the coming in of this administration, because the faithful men, who executed the ancient town government, did as much as the form of organization, under which they acted, permitted ; I shall simply state, in one view, how the City affairs, in respects, not yet alluded to, have been left.

Every interest of the City, so far as has come to the knowledge of the City government, has been considered, maintained, and as far as practicable, arranged. All the real estate of the City, surveyed and estimated. Plans of it prepared. The whole analyzed and presented, in one view, for the benefit of those, who come after. The difficulties of the voting lists laboriously investigated, and the sources of error ascertained, and in a great degree, remedied. The streets widened,—the crooked straightened,—the

great avenues, paved and enlarged. They, and other public places, ornamented.—Heights levelled ;—declivities smoothed, or diminished. The common sewers regulated and made more capacious. New streets, of great width and utility, in the centre of population, obtained ;—without cost to the City. Its markets made commodious. New public edifices, in the old City and at South Boston, erected. The old repaired and ornamented.

These things have been done, not indeed to the extent, which might be desired, but to a degree, as great, considering the time, as could reasonably, be anticipated.

But then—"the City Debt,"—"the taxes,"—"we are on the eve of bankruptcy."—"The citizens are oppressed by the weight of assessments, produced by these burdens." Such are the hollow sounds, which come up from the Halls of caucussing discontent !

The state of the City Debt has recently been displayed by official authority ;—by which it appears, that, after deducting funds, in the hands of the Committee for the reduction of the City Debt, and also the amount of bonds, well secured by mortgages, payable to the City, the exact City Debt amounts to \$637,256 66 cts. ; concerning which subject, I undertake to maintain two positions :—

1st. It has not been, and never can be, a burden ;—that is,—it has not been, and never will be, felt in the taxes.

2d. So far from City bankruptcy, the state of its resources is one of enviable prosperity.

It may be stated, with sufficient accuracy, that the present City Debt, is entirely the result of operations, which obtained, for the City, the New Faneuil Hall

Market, the City Wharf, and land North of the block of stores on North Market Street; and of those, which gave it, free of incumbrance, the lands, West of Charles and Pleasant Streets.

Now, this property, *thus newly acquired*, by these operations, for which the City Debt was incurred, may be exchanged, no intelligent man can doubt, at any hour, in the market, for an amount equal to the entire City Debt.

The property, *thus acquired*, now in actual unincumbered, undisputed, possession of the City, consists,

1. Of the New Market and its site estimated by its annual incomes, (\$26,000,) which are, in their nature, permanent, and must increase rather than diminish, at - - - \$ 500,000

2. City wharf, estimated by some at \$100,000—on this occasion, it is put down at - - - \$ 75,000

3. 8528 feet of land, on both sides of the Mill Creek, and the new streets, now completing in that vicinity—on this occasion estimated at, as an unquestionable price, although its real value probably greatly exceeds \$ 12,000

4. Twenty-eight acres and a half of land West of Charles and Pleasant Streets, exceeding 1,200,000 square feet, estimated only at 10 cents; which, how far, it is exceeded by the fact, my fellow-citizens understand, is set down at \$ 120,000

\$ 707,000

Consisting of a real estate, of an unquestionable value, exceeding *seven hundred thousand dollars*, as an offset for a debt of *six hundred and thirty seven thousand dollars*.

It may confidently, be said, that no capitalist, of intelligence, and resources, equal to the purchase, would hesitate, an hour, to contract, on condition of a transfer of that property, to assume the whole City Debt. Should I say, he would give a hundred thousand dollars, as a *bonus* for the bargain, I should probably come nearer the truth. Am I not justified, then, in my position, that the marketable value of the real estate, acquired and left to the city, by that administration, greatly exceeds the amount of debt it has left? The scales are not simply even, they greatly preponderate in favour of the value of the property, above the debt. It is no answer to this to say, that the property *thus newly acquired*, is of a nature, or value, so important to the City, that it ought never to be disposed of. This is probably true ;—at least of a very great part of it. But what of this? Does not the fact show, that greatly as the marketable value of the property exceeds the debt, the value of it, in its interest or importance to the City, greatly exceeds even that marketable value? After this, have I not a right to assert, according to the usual and justifiable forms of expression, under circumstances of this kind, that, *so far as respects the operations of the administration, now passing away, they have left the City incumbered with NO DEBT*; because they have left it possessed of a newly acquired real property, far greater, in marketable value, than the whole debt it has incurred?

Again, it has not only done this, but when this subject is considered with reference to annual income received, and annual interest to be paid, it will be found, that this administration leaves the City, with a property, in real estate, and bonds, and mortgages, the income and interest of which, amounts to *fifty two thousand dollars*, while the annual interest of the debt, which it leaves, is only *forty seven thousand dollars*.

If, then, the annual income of the property left be now, and ever must be, far greater than the annual interest of the debt incurred,—if the newly acquired real estate is, and always must be, far greater, in marketable value, than the whole amount of that debt, has not this administration a right to say, that, *so far as respects its financial operations it has left the City incumbered with NO BURDEN AND NO DEBT*.

If there is no debt, then there is no bankruptcy. Whatever estate the City now has, over and above, that, which is above specified, is so much clear and unincumbered property, to be used, or improved, for its advancement, or relief, in all future times and emergencies ; according to the wisdom and fidelity of succeeding administrations. Unless, indeed, that wisdom direct, as it, probably, will, that the property above specified, obtained for the City, by this administration, shall be kept, as the best possible investment of City capital ; and the proceeds of the other lands applied to the discharge of the debt, incurred for the purchase of the property thus acquired.

Now what is that clear, unincumbered City property, which remains, after deducting that, *thus newly acquired?* It consists, of nothing less, as appears by

the official report of the committee on public lands, than upwards of *five million, three hundred thousand* feet of land on the neck, and in different parts of the City—*lands*, capable of being sold, without any possible objection,—lands belonging to the House of Industry, amounting to sixty acres,—and a township of land in the state of Maine, being neither of them included in this estimate.

Without taking into consideration then, the encouragement given to our mechanic interests ;—to the influx of capital and population, which have been necessarily the effect of the activity of capital, induced by the measures of the City government ; and confining myself to the single consideration of the amount and unincumbered state of the real property of the City, am I not justified in the assertion that IT IS, IN RESPECT OF ITS FINANCIAL RESOURCES, ONE OF ENVIABLE PROSPERITY?

But “the taxes,”—“the taxes” are heavy beyond all precedent. In answer to which, I state, that *the taxes have not increased in a ratio equal to the actual increase of property and population.* The assessors’ books will show, that the ratio of taxation has been *less*, in every year of the seven years, in which the City government has had existence, than was the ratio of any year, in the next preceding seven years of the Town government ;—one year only excepted ; and even in this, it was less, than in one of those next preceding seven years, above mentioned. Comparing the average of the ratios of these two periods of seven years, together, it will be found, that while the average of the ratios of these seven years of the Town government was *eight dollars and*

fifteen cents, the average of the ratios of the seven years of the City government has been only *seven dollars and twenty seven cents*.

I might here close. But there have been objections, made publicly to this Executive, which, although apparently of a personal nature, are, in fact, objections to the principles, on which he has conducted his office. Now, in the particular relation, in which that Executive stood to his office, it was his duty well to consider those principles; since they might become precedents; and give a character and tone, to succeeding administrations. He has uniformly acted under a sense of this relation, and of the obligations resulting from it; and, intentionally, has done nothing, or omitted nothing, without contemplating it. On this account, it may be useful to state those objections and answer them. And first, it has been said, "The Mayor assumes too much upon himself. He places himself at the head of all committees. He prepares all reports. He permits nothing to be done but by his agency. He does not sit, solemn, and dignified, in his chair, and leave general superintendence to others; but he is every where, and about every thing;—in the street;—at the docks;—among the common sewers;—no place but what is vexed by his presence."

In reply to this objection I lay my hand first on the City Charter,—which is in these words :—"It shall be the duty of the Mayor, to be vigilant and active, at all times, in causing the laws, for the government of said City, to be duly executed and put in force;—to inspect the conduct of all subordinate officers, in the government thereof, and, as far as in his power,

to cause all negligence, carelessness, and positive violations of duty to be duly prosecuted and punished.—It shall be his duty, from time to time, to communicate to both branches of the City Council, all such information, and recommend all such measures, as may tend to the improvement of the finances, the police, health, cleanliness, comfort and ornament of the City.”

Now let it be remembered, that to the performance of these duties he was sworn; and that he is willing to admit, that he considers an oath, taken before God, as a serious affair ;—and that having taken an oath to do such services, he is not of a spirit, which can go to sleep, or to rest, after shifting the performance of them upon others.

As to his “seeing to every thing,” who has a better right, than he, who, at least, by popular opinion, if not by the City Charter, *is made responsible for every thing?*

Besides, why is it not as true, in affairs of police as of agriculture, that “the eye of the master, does more work than both his hands.”

If those, who made these objections intended, “by doing every thing,” that he has been obstinate, wilful, or overbearing, in respect of those, with whom he has been associated, I cheerfully appeal to you, Gentlemen, how willingly on all occasions, he has yielded his opinion to yours ; and how readily he has submitted, whatever he has written to your corrections. If he took upon himself generally, the character of draughtsman of reports, it was because your labours were gratuitous, and for his,—a salary was received. It was because he deemed it but just, that the “hire-

ling" should bear the heat and burden both of the day and the labour.

Great assiduity and labour did appear to him, essential requisites, to the well performance of duty, in that office. He could not persuade himself that the intelligent and industrious community, which possess this metropolis, could ever be satisfied, in that station, with an indolent, selfish, or timid temper ; or with any one, possessed of a vulgar and criminal ambition.

I cannot refrain, on the present occasion, from expressing the happiness, with which I now yield this place to a Gentleman, possessing so many eminent qualifications ; whose talents will enable him, to appreciate, so readily, the actual state of things ; who will be so capable of correcting what has been amiss ; changing what has been wrong ; and of maintaining what has been right. May he be happy ! and long enjoy the honours, and the confidence, his fellow citizens have bestowed !

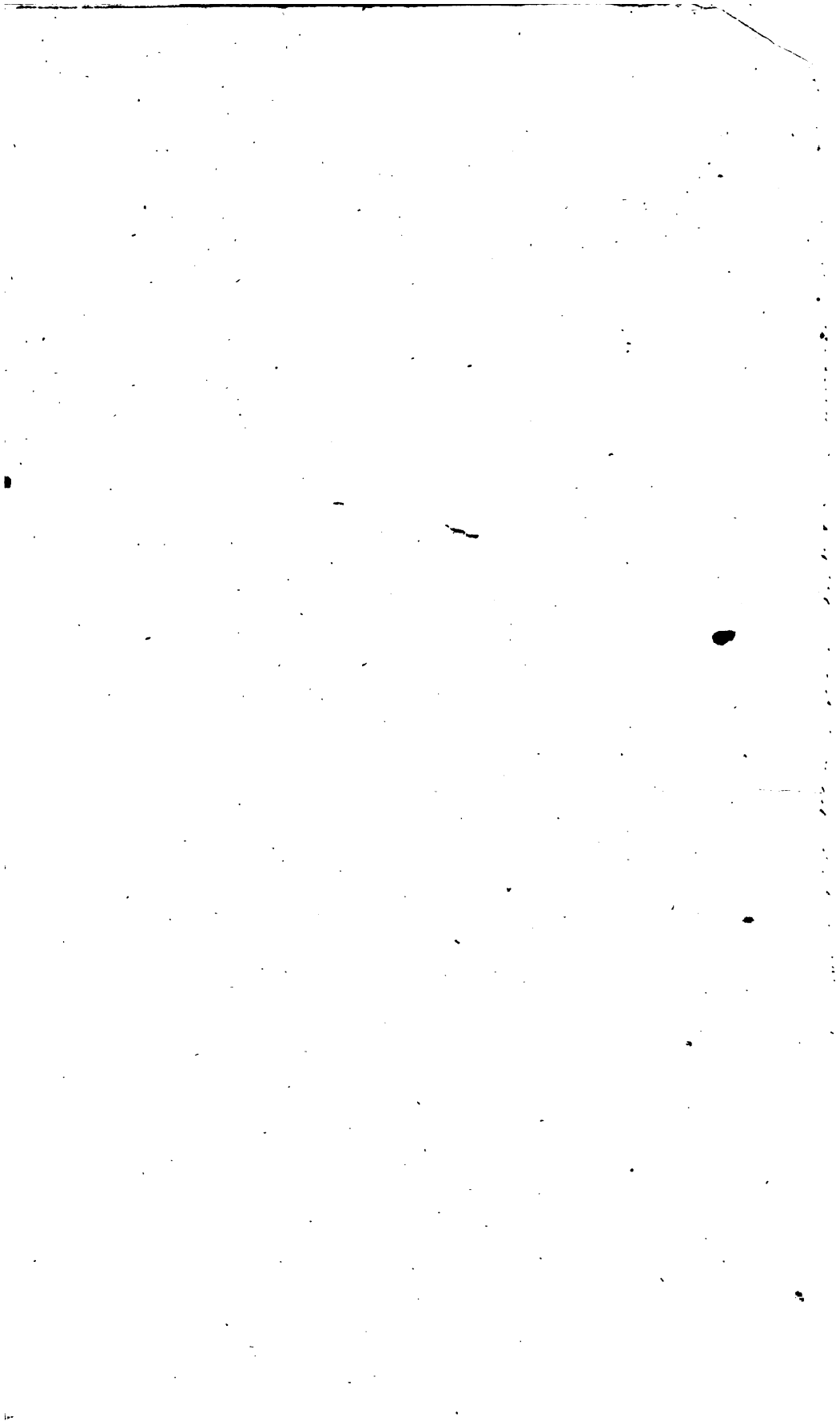
And now, Gentlemen, standing as I do, in this relation, for the last time, in your presence, and that of my fellow citizens,—about to surrender, forever, a station full of difficulty, of labour and temptation,—in which I have been called to very arduous duties,—affecting the rights, property, and at times, the liberty of others ;—concerning which, the perfect line of rectitude,—though desired,—was not always to be clearly discerned ; in which great interests have been placed within my controul, under circumstances, in which it would have been easy to advance private ends, and sinister projects,—under these circumstances, I inquire—as I have a right to inquire ;—for in the course of the recent contest, insinuations have been cast against my integrity—in this long management of

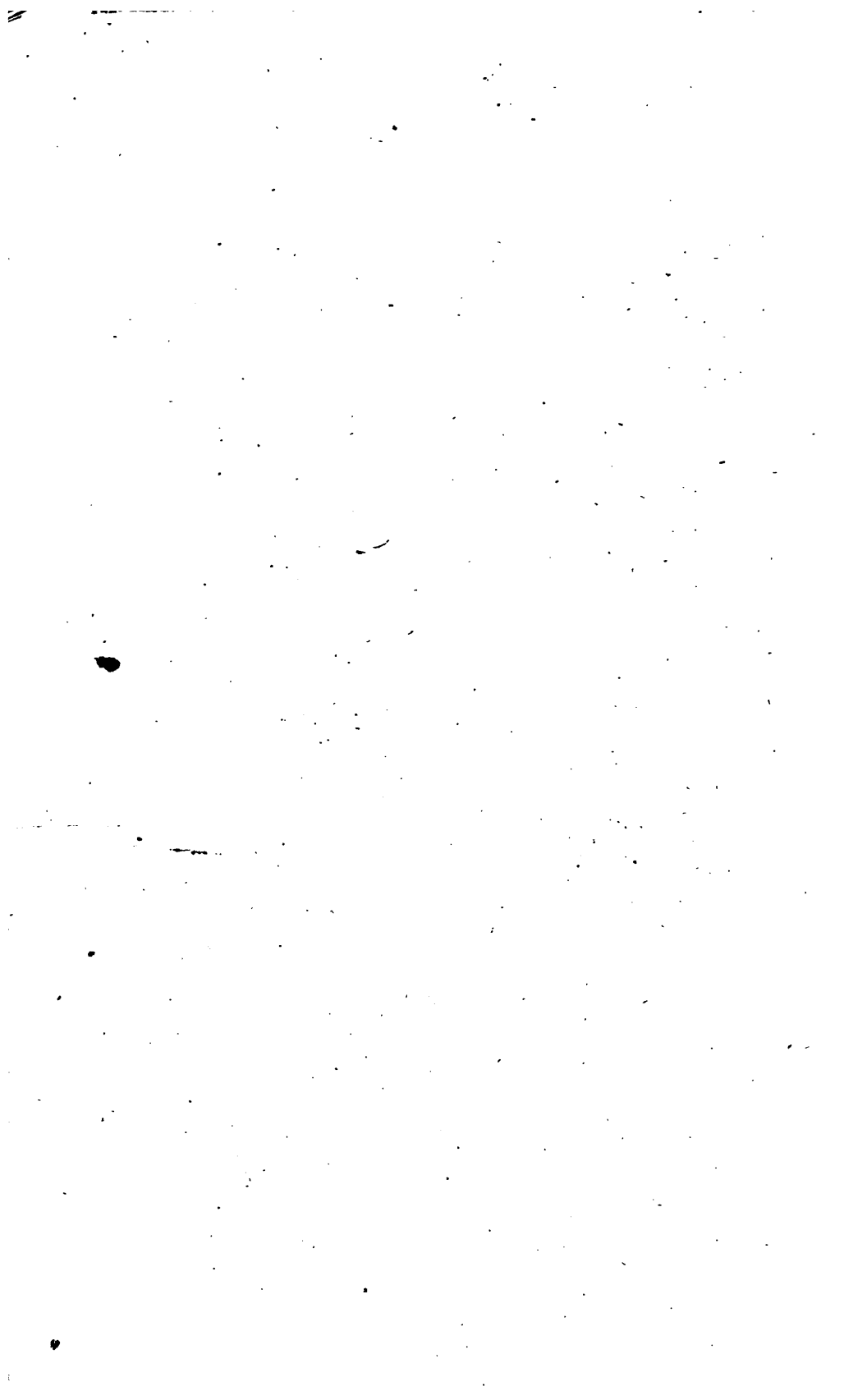
your affairs,—whatever errors have been committed, —and, doubtless, there have been many,—have you found in me any thing selfish,—any thing personal,— —any thing mercenary ?

In the simple language of an ancient Seer, I say—“Behold, here I am.—Witness against me. Whom have I defrauded ? Whom have I oppressed ? At whose hands, have I received any bribe ?”

Six years ago, when I had the honour first to address the City Council, in anticipation of the event, which has now occurred, the following expressions were used ;—“ In administering the police, in executing the laws, in protecting the rights and promoting the prosperity of the City, its first officer will be, necessarily, beset and assailed by individual interests ; by rival projects ; by personal influences ; by party passions. The more firm and inflexible he is, in maintaining the rights, and in pursuing the interests of the City, the greater is the probability of his becoming obnoxious to the censure of all, whom he causes to be prosecuted, or punished ;—of all, whose passions he thwarts ;—of all, whose interests he opposes.”

The day, and the event, have come.—I retire—as in that first address, I told my fellow citizens,—“if, in conformity with the experience of other republics, faithful exertions should be followed by loss of favour and confidence,”—I should retire ;—“rejoicing,—not indeed, with a public and patriotic,—but with a private and individual joy, for I shall retire, with a consciousness, weighed against which, all *human suffrages* are but as the light dust of the balance.”







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